

2380-201

KNOW ALL PERSONS BY THESE PRESENTS

That I, Nina L. Pratt

10489

of 361 Third Ave., New York, New York

County: Massachusetts

in consideration of Fifty-six thousand (\$56,000.00) dollars

grant to D. Randolph Foulds and Lynda Faye, husband and wife,
as tenants by the entirety

of Prescott Road, New Salem,
Massachusetts

with warranty covenants

the land in Amherst, Hampshire County, Massachusetts, with the buildings thereon, situated on the easterly side of Pokeberry Ridge, Amherst, Hampshire County, Massachusetts, and bounded and described as follows:

Commencing at the Northeasterly corner of this land at East Pleasant Street; thence running Northwesterly along land now or formerly of Frederick F. White two hundred twelve (212) feet to an iron pin and land now or formerly of H. Ruth McIntire; thence running S. 77° 56' W. along land now or formerly of H. Ruth McIntire one hundred fifty-three and eighty-eight hundredths (153.88) feet; thence running Southeasterly along land now or formerly of Arthur H. Warren three hundred thirty-eight (338) feet; thence running Northerly along the Westerly line of East Pleasant Street ninety-six and four tenths (96.4) feet to the point of beginning; distances and directions, approximate.

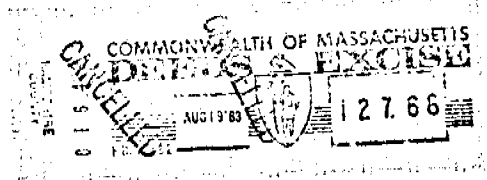
EXCEPTING AND EXCLUDING therefrom the land described in deed of William Glasgow to H. Ruth McIntire, dated August 13, 1939, recorded with Hampshire County Registry of Deeds, Book 943, Page 111.

EXCEPTING AND EXCLUDING ALSO the following described portion thereof;
Beginning at a concrete bound set in the Easterly line of Pokeberry Ridge, so-called, a travelled way, said concrete bound marking the Westerly corner of the herein described premises and the Northwesterly corner of land now or formerly of H. Ruth McIntire; thence running N. 78° 03' 30" E. along said Pokeberry Ridge, a distance of one hundred forty-six (146) feet to an iron pin; thence running S. 14° 39' 30" W. a distance of ninety-seven and twenty-six hundredths (97.26) feet to an iron pin, along land of Woodbridge Associates, Inc.; thence running N. 61° 38' 20" W. along other land of H. Ruth McIntire a distance of one hundred thirty-four and forty-seven hundredths (134.47) feet to the place of beginning; containing 6,353 square feet of land, more or less.

Being shown on a plan of land entitled, "Plan Showing Properties Sit. Pokeberry Ridge, Amherst, Hampshire, Massachusetts Prepared for H. Ruth McIntire from Surveys by Tracy B. Slack, 1939-1973", dated October 10, 1973.

Being the same premises conveyed by deed of Thomas M. Fraser, Jr. to Nina L. Pratt, dated August 2, 1976, and recorded in the Hampshire Registry of Deeds, Book 1906, Page 333.

For Property Located at 232 East Pleasant St., Amherst, MA



2380-202

Executed as a sealed instrument this 26 day of July 19 83

Nina L. Pratt
Nina L. Pratt

STATE OF NEW YORK
~~Notary Public in and for the State of New York~~

ss.

July 26 19 83

Then personally appeared the above named Nina L. Pratt

and acknowledged the foregoing instrument to be her free act and deed before me,

Edward A. Acosta
EDWARD A. ACOSTA
Notary Public, State of New York
No. 31-5015718
My commission expires in New York County
Commission Expires March 30, 1984

Date Aug 19 1983 at 12 o'clock and 10 minutes P.M. Rec'd, ent'd and exam'd